



# SHERIFF'S NOTICE OF JUDICIAL SALE

## MULTNOMAH COUNTY SHERIFF'S OFFICE

On October 31, 2017 at 12:00 PM at the Multnomah County Sheriff's Office, 4735 E Burnside St., Portland, OR 97215, I will sell at public auction to the highest bidder, subject to redemption, for cash or cashier's check, in hand, made payable to the Multnomah County Sheriff's Office, as provided by law and as directed by the judgment all of the interest which the Defendants LEROY BRADFORD, UNKNOWN HEIRS OF LEROY BRADFORD, LEROY BRADFORD, JR., VERNESTA L. ADAMS, CLARICCE PARKER AKA CLARICCE BRADFORD, CHARNEAL SCOTT AKA CHARNEAL SONYA SCOTT, CHARLIE BRADFORD AKA CHARLES BRADFORD, VERNELL C. GIBSON, VERNACHEAL M. KENNEDY AKA VERNACHEAL M. BROWN, NATEL BROWN, UNITED STATES OF AMERICA, and STATE OF OREGON ("Defendants") had on November 23, 2005, the date of the foreclosed Deed of Trust which was recorded on January 17, 2006, as Instrument No. 2006-008317 in the official records of the Multnomah County Recorder's Office, and/or all of the interest which Defendants had thereafter, in the real property described in the Judgment to satisfy the Judgment as follows:

Legal Description Attached to and Incorporated Herein

Commonly known as: 3542 Northeast 105th Ave Portland, OR 97220

Sale is made pursuant to a Writ of Execution issued out of the Circuit Court of the State of Oregon, in Multnomah County Circuit Court Case No. 14CV20185 entitled:

ONEWEST BANK N.A.

Plaintiff,

vs

LEROY BRADFORD; UNKNOWN HEIRS OF LEROY BRADFORD; LEROY BRADFORD, JR.; VERNESTA L. ADAMS; CLARICCE PARKER AKA CLARICCE BRADFORD; CHARNEAL SCOTT AKA CHARNEAL SONYA SCOTT; CHARLIE BRADFORD AKA CHARLES BRADFORD; VERNELL C. GIBSON; VERNACHEAL M. KENNEDY AKA VERNACHEAL M. BROWN; NATEL BROWN; UNITED STATES OF AMERICA; STATE OF OREGON; AND OCCUPANTS OF THE PREMISES

Defendants.

**Before bidding at the sale a prospective bidder should independently investigate:**

- (a) The priority of the lien or interest of the judgment creditor;
- (b) Land use laws and regulations applicable to the property;
- (c) Approved uses for the property;
- (d) Limits on farming or forest practices on the property;
- (e) Rights of neighboring property owners; and
- (f) Environmental laws and regulations that affect the property.

MICHAEL REESE, Sheriff

By:

  
Kay Harmon, Civil Program Coordinator  
Civil Unit

Posted at: <http://www.oregonsheriffs.org/>

Attorney: Nathan F. Smith

**All potential bidders are subject to inspection of funds prior to or during participation in the auction. Individuals without proof of sufficient funds will not be allowed to participate.**

[REDACTED]

[REDACTED]

[REDACTED]

PART OF THE SOUTH ONE-HALF OF LOT D, BLOCK 54, THAT OF "PARKROSE," IN THE S.W. 1/4 OF SECTION 22, TOWNSHIP 1 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, MULTNOMAH COUNTY, OREGON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT D, BLOCK 54, PLAT OF "PARKROSE"; THENCE SOUTH ON THE EASTERLY RIGHT OF WAY LINE OF N.E. 105TH AVENUE, 75 FEET TO THE TRUE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED, SAID POINT BEING ALSO THE NORTHWEST CORNER OF THE SOUTH ONE-HALF OF LOT D, BLOCK 54, "PARKROSE"; THENCE EAST PARALLEL WITH THE NORTH LINE OF LOT D, BLOCK 54, 100 FEET TO THE N.E. CORNER OF THE SOUTH ONE-HALF OF LOT D, BLOCK 54; THENCE SOUTH ON THE EAST LINE OF LOT D, 50 FEET TO A POINT; THENCE WEST 100 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF N.E. 105TH AVENUE; THENCE NORTH 50 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE FOLLOWING DESCRIBED TRACT OF LAND:

BEGINNING AT THE NORTHWEST CORNER OF LOT D, BLOCK 54, PLAT OF "PARKROSE"; THENCE SOUTH ON THE EASTERLY RIGHT OF WAY LINE OF S.E. 105TH AVENUE, 75 FEET TO THE TRUE POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED; THENCE EAST PARALLEL WITH THE NORTH LINE OF LOT D, BLOCK 54. 50 FEET TO A POINT; THENCE SOUTH 5 FEET TO A POINT; THENCE WEST 50 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF N.E. 105TH AVENUE; THENCE NORTH 5 FEET TO THE POINT OF BEGINNING.

[REDACTED]

[REDACTED]

[REDACTED]